

RECORD OF SURVEY
FOR
MOUNTAINS WEST RANCHES

LOCATED IN SECTION 21
TOWNSHIP 3 SOUTH, RANGE 4 WEST
UINTAH SPECIAL BASE AND MERIDIAN
DUCHEсне COUNTY, UTAH

SURVEYOR'S CERTIFICATE

I, Clinton S. Peatross, do hereby certify to Treaven Grant, that I am a Professional Land Surveyor, and that I hold License No. 155666, as prescribed by the laws of the State of Utah; and in accordance with Section 17-23-17, I have made a survey of the following described tract of land, and that I have verified all measurements and placed monuments as represented on the plat.

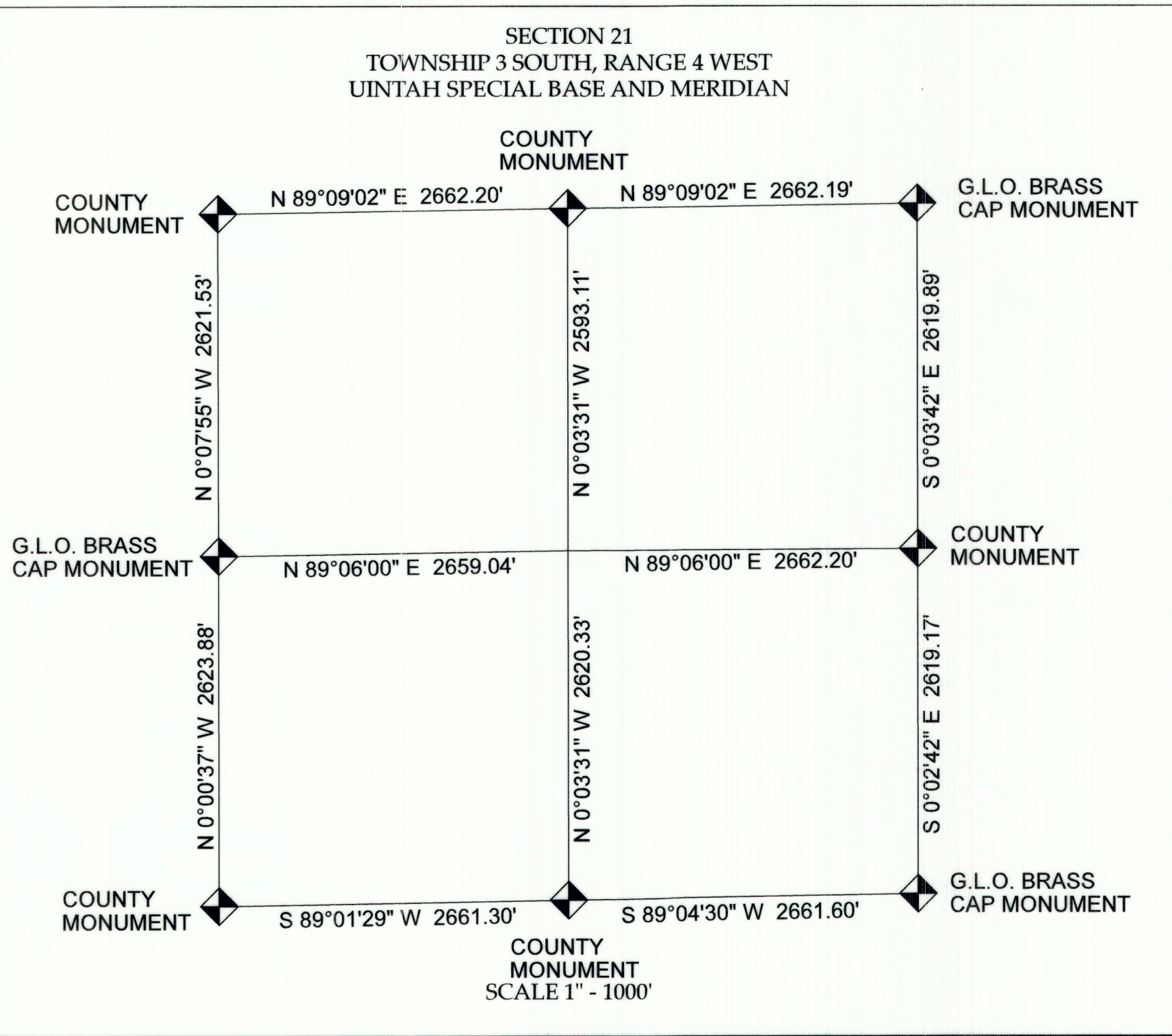
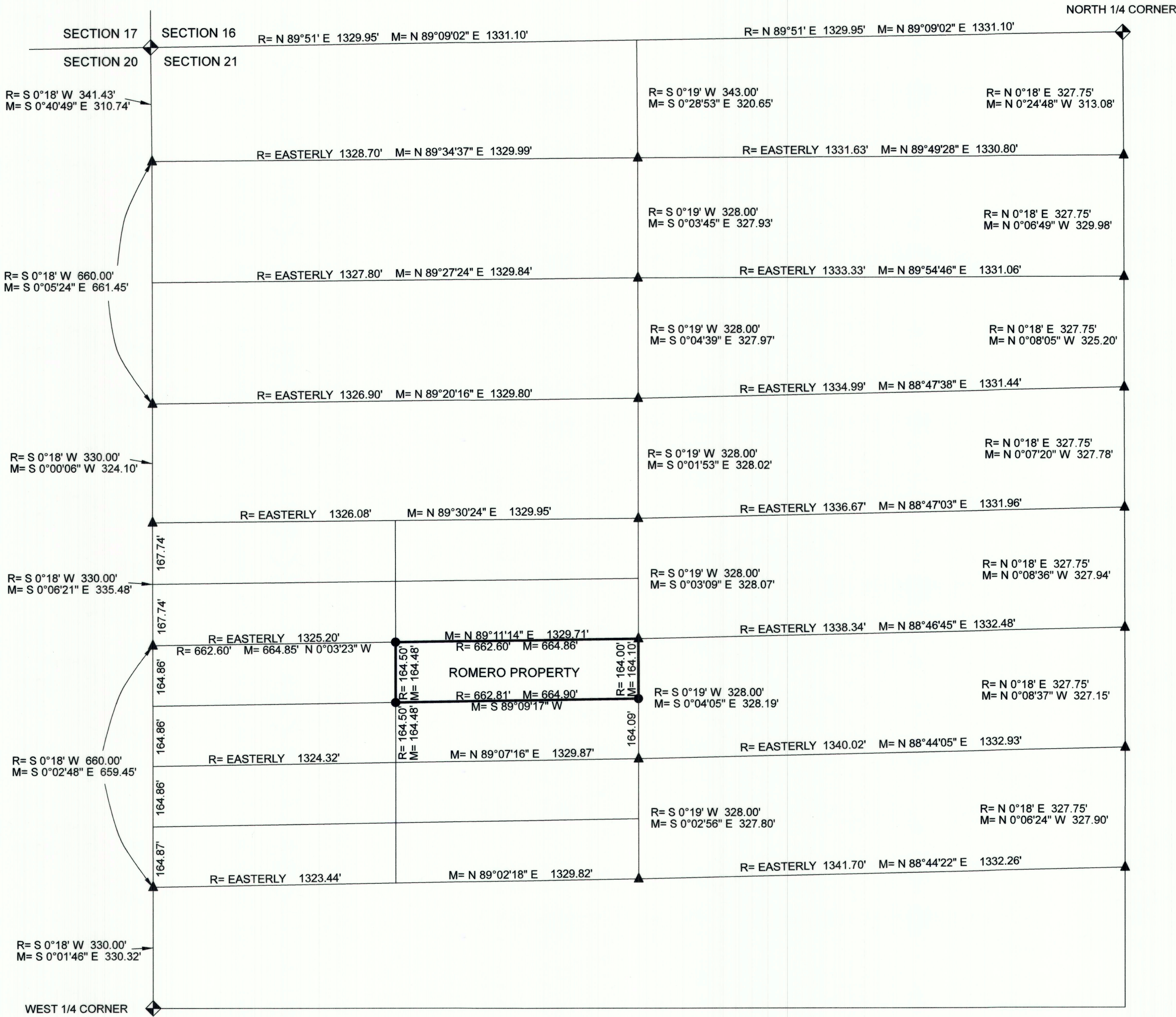
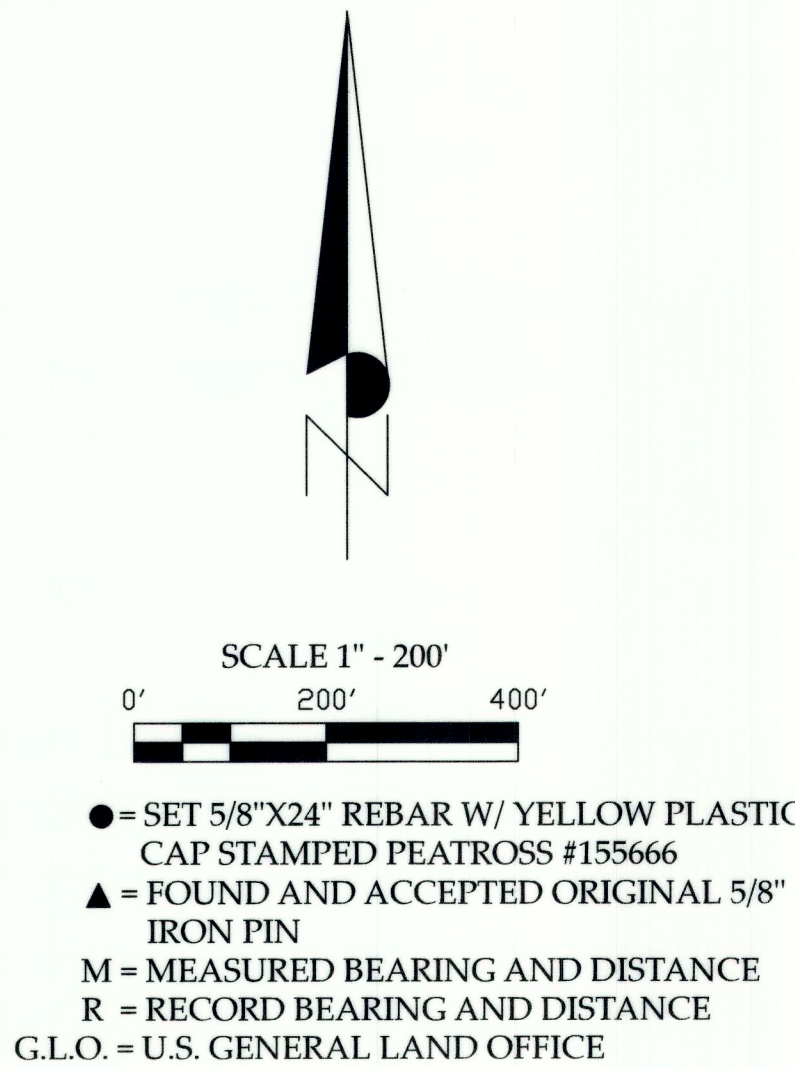
PROPERTY DESCRIPTION

ACCORDING TO THAT CERTAIN WARRANTY DEED RECORDED 25 SEPTEMBER 2019
AS FOUND BY ENTRY #529903, IN THE OFFICE OF THE DUCHEсне COUNTY RECORDER

TOWNSHIP 3 SOUTH, RANGE 4 WEST, UTAH SPECIAL BASE AND MERIDIAN, SECTION 21:
BEG AT NW/C OF SEC 21, TH S0018°W 1661.43FT; TPOB TH CONT S 00°18' W 165.00 FT; TH ELY 1325.62 FT;
TH N 00°19' E 164.00 FT; THE W'LY 662.60 FT; TH S 164.50 FT TO AN IRON PIN LOCATED IN THE
CENTER OF SEC 21-24. (RANCHETTE 21-24B) 2.50 AC

NARRATIVE

PURPOSE OF SURVEY: Prepare a Record of Survey plat.
BASIS OF BEARING: Refer to Record of Survey plat #3045, on file in the Duchesne County Surveyor's Office.
SURVEY FINDINGS: As shown on the plat.
NOTE: This survey was performed at the request of Treaven Grant. It does not insure or guarantee ownership, nor does it show liens, easements, rights of way, codes, covenants, conditions, obligations, or restrictions of use that may or may not be recorded. The location or depiction of public or private utilities, points of diversion of water and water rights are excluded from the scope of this survey.



COUNTY SURVEYOR'S FILE # 4316

PREPARED BY
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DRAFTED BY: ASHLEY PEATROSS | DATE DRAFTED: 10/17/2019
SHEET : 1 OF 1 | JOB NAME: MTNS WEST RANCHES | JOB# 1334